

SNAPSHOT of HOME Program Performance--As of 12/31/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Taunton Consortium**

State: **MA**

PJ's Total HOME Allocation Received: **\$4,593,069**

PJ's Size Grouping*: **C**

PJ Since (FY): **2004**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:			PJs in State:	19			
% of Funds Committed	96.07 %	98.74 %	15	96.45 %	43	43	
% of Funds Disbursed	89.51 %	92.11 %	16	87.93 %	44	47	
Leveraging Ratio for Rental Activities	7.5	7.89	1	4.73	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	95.06 %	1	83.38 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	42.78 %	73.98 %	19	70.15 %	13	12	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	76.92 %	82.03 %	15	80.67 %	30	30	
% of 0-30% AMI Renters to All Renters***	38.46 %	50.63 %	17	45.30 %	37	36	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	79.49 %	97.38 %	19	95.32 %	7	6	
Overall Ranking:			In State:	19 / 19	Nationally:	35 30	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$15,448	\$26,930		\$26,635	39 Units	23.40 %	
Homebuyer Unit	\$10,659	\$16,153		\$14,938	85 Units	50.90 %	
Homeowner-Rehab Unit	\$22,972	\$15,040		\$20,675	43 Units	25.70 %	
TBRA Unit	\$0	\$3,906		\$3,216	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (295 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Taunton Consortium MA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$75,312	\$164,462	\$24,573
State:*	\$147,860	\$102,418	\$22,885
National:**	\$95,185	\$74,993	\$23,434

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.1 %

R.S. Means Cost Index: 1.12

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	67.7	88.1	95.3	0.0	Single/Non-Elderly:	67.7	16.7	11.6	0.0
Black/African American:	6.5	6.0	2.3	0.0	Elderly:	6.5	2.4	23.3	0.0
Asian:	0.0	1.2	0.0	0.0	Related/Single Parent:	19.4	40.5	25.6	0.0
American Indian/Alaska Native:	0.0	0.0	0.0	0.0	Related/Two Parent:	3.2	38.1	30.2	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0	Other:	3.2	2.4	9.3	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0					
Asian and White:	0.0	0.0	0.0	0.0					
Black/African American and White:	0.0	0.0	2.3	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	6.5	0.0	0.0	0.0					
Asian/Pacific Islander:	0.0	0.0	0.0	0.0					
ETHNICITY:									
Hispanic	19.4	4.8	0.0	0.0					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	67.7	16.7	25.6	0.0	Section 8:	6.5	0.0 [#]		
2 Persons:	19.4	22.6	25.6	0.0	HOME TBRA:	0.0			
3 Persons:	9.7	20.2	27.9	0.0	Other:	77.4			
4 Persons:	3.2	28.6	14.0	0.0	No Assistance:	16.1			
5 Persons:	0.0	4.8	2.3	0.0					
6 Persons:	0.0	3.6	4.7	0.0					
7 Persons:	0.0	3.6	0.0	0.0					
8 or more Persons:	0.0	0.0	0.0	0.0					
					# of Section 504 Compliant Units / Completed Units Since 2001				8

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Taunton Consortium

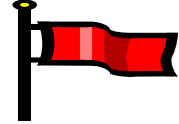
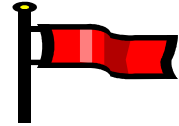
State: MA

Group Rank: 35
 (Percentile)

State Rank: 19 / 19 PJs

Overall Rank: 30
 (Percentile)

Summary: 2 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 76.20%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 50.90%	42.78	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	76.92	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.88%	79.49	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.550	0.54	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

HOME Program Performance SNAPSHOT



Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

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